

**United States Bankruptcy Court  
Central District of California  
Los Angeles  
Deborah Saltzman, Presiding  
Courtroom 1639 Calendar**

**Thursday, June 23, 2022**

**Hearing Room 1639**

11:30 AM

2: -

**ZOOM INFORMATION**

**Chapter**

**#0.00 All hearings on this calendar will be conducted remotely, using ZoomGov video and audio.**

Parties in interest and members of the public may connect to the video and audio feeds, free of charge, using the connection information provided below.

Individuals may participate by ZoomGov video and audio using a personal computer (equipped with camera, microphone and speaker), or a handheld mobile device (such as an iPhone or Android phone). Individuals may opt to participate by audio only using a telephone (standard telephone charges may apply).

Neither a Zoom nor a ZoomGov account is necessary to participate and no pre-registration is required. The audio portion of each hearing will be recorded electronically by the Court and constitutes its official record.

**Video/audio web address: <https://cacb.zoomgov.com/j/1618919276>**

**ZoomGov meeting number: 161 891 9276**

**Password: 148715**

**Telephone conference lines: 1 (669) 254 5252 or 1 (646) 828 7666**

For more information on appearing before Judge Saltzman by ZoomGov, please see the information entitled "Tips for a Successful ZoomGov Court Experience" on the Court's website at: <https://www.cacb.uscourts.gov/judges/honorable-deborah-j-saltzman> under the tab "Telephonic Instructions."

Docket 0

**Tentative Ruling:**

- NONE LISTED -

**United States Bankruptcy Court  
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11:30 AM

**1:19-11629 Valley Economic Development Center, Inc.**

**Chapter 11**

**#1.00** CONT'D Hearing RE: [645] Notice of motion and motion for relief from the automatic stay with supporting declarations REAL PROPERTY RE: 12973 Correnti St, Pacoima, California 91331 fr. 3-24-22

Docket 645

**Tentative Ruling:**

Without evidence as to the property's value, the court isn't in a position to rule on whether there is adequate protection here.

Have the parties discussed this issue?

<b>Party Information</b>
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**Debtor(s):**

Valley Economic Development

Represented By  
Ron Bender  
Jeffrey S Kwong  
Eve H. Karasik  
Krikor J Meshefejian  
Lindsey L Smith

**Movant(s):**

Rocket Mortgage, LLC f/k/a

Represented By  
Chad L Butler

**United States Bankruptcy Court  
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**Thursday, June 23, 2022**

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11:30 AM

**1:20-10010 Megna Real Estate Holdings, Inc.**

**Chapter 11**

**#2.00** Hearing RE: [194] Motion for Order in Aid of Consummation of Confirmed Plan

Docket 194

**\*\*\* VACATED \*\*\* REASON: Hearing advanced to 6/16/22 at 11:30 am  
per OST entered on 6/3/22.**

**Tentative Ruling:**

- NONE LISTED -

<b>Party Information</b>
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**Debtor(s):**

Megna Real Estate Holdings, Inc.

Represented By  
Mark T Young  
Jennifer C Wong

**United States Bankruptcy Court  
Central District of California  
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**Thursday, June 23, 2022**

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11:30 AM

**2:21-18205 Crestlloyd, LLC**

**Chapter 11**

**#3.00** CONT'D Hearing RE: [325] Motion For Authority To Disburse Funds To Hankey Capital, LLC, A Senior Secured Creditor  
fr. 5-26-22

Docket 325

**Tentative Ruling:**

- NONE LISTED -

<b>Party Information</b>
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**Debtor(s):**

Crestlloyd, LLC

Represented By  
David B Golubchik  
Todd M Arnold  
Lindsey L Smith

**United States Bankruptcy Court  
Central District of California  
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**Thursday, June 23, 2022**

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11:30 AM

**2:21-17035 Gyapomaa Kosei Inc.**

**Chapter 11**

**#4.00** Hearing RE: [142] Application for Chapter 11 Administrative Expense for the Period November 22, 2021 through April 29, 2022

Docket 142

**Tentative Ruling:**

- NONE LISTED -

<b>Party Information</b>
--------------------------

**Debtor(s):**

Gyapomaa Kosei Inc.

Represented By  
Matthew D. Resnik  
Roksana D. Moradi-Brovia

**Trustee(s):**

Susan K Seflin (TR)

Pro Se

**United States Bankruptcy Court  
Central District of California  
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**Thursday, June 23, 2022**

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11:30 AM

**2:21-17035 Gyapomaa Kosei Inc.**

**Chapter 11**

**#5.00** Hearing RE: [146] Application for Compensation of Final Fees and/or Expenses (11 U.S.C. § 330) for Susan K Seflin (TR), Trustee, Period: 9/9/2021 to 5/25/2022, Fee: \$8,575.00, Expenses: \$0.00.

Docket 146

**Tentative Ruling:**

- NONE LISTED -

<b>Party Information</b>
--------------------------

**Debtor(s):**

Gyapomaa Kosei Inc.

Represented By

Matthew D. Resnik

Roksana D. Moradi-Brovia

**Trustee(s):**

Susan K Seflin (TR)

Pro Se

**United States Bankruptcy Court  
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**Thursday, June 23, 2022**

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11:30 AM

**2:21-17035 Gyapomaa Kosei Inc.**

**Chapter 11**

Adv#: 2:22-01105 GYAPOMAA KOSEI INC., a California corporation v. SELECT

**#6.00** Hearing RE: [6] Motion to Dismiss Adversary Proceeding

Docket 6

**Tentative Ruling:**

- NONE LISTED -

<b>Party Information</b>
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**Debtor(s):**

Gyapomaa Kosei Inc.

Represented By

Matthew D. Resnik

Roksana D. Moradi-Brovia

**Defendant(s):**

SELECT PORTFOLIO

Represented By

Peter J Barrett

U.S. BANK NATIONAL

Represented By

Peter J Barrett

Quality Loan Service Corporation, a

Represented By

Richard L. Stevenson

**Plaintiff(s):**

GYAPOMAA KOSEI INC., a

Represented By

Matthew D. Resnik

**Trustee(s):**

Susan K Seflin (TR)

Pro Se

**United States Bankruptcy Court  
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**2:21-17035 Gyapomaa Kosei Inc.**

**Chapter 11**

Adv#: 2:22-01105 GYAPOMAA KOSEI INC., a California corporation v. SELECT

**#7.00** Hearing RE: [7] Motion to strike portions of Debtor's Adversary Complaint

Docket 7

**Tentative Ruling:**

- NONE LISTED -

<b>Party Information</b>
--------------------------

**Debtor(s):**

Gyapomaa Kosei Inc.

Represented By

Matthew D. Resnik

Roksana D. Moradi-Brovia

**Defendant(s):**

SELECT PORTFOLIO

Represented By

Peter J Barrett

U.S. BANK NATIONAL

Represented By

Peter J Barrett

Quality Loan Service Corporation, a

Represented By

Richard L. Stevenson

**Plaintiff(s):**

GYAPOMAA KOSEI INC., a

Represented By

Matthew D. Resnik

**Trustee(s):**

Susan K Seflin (TR)

Pro Se



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**2:22-12303 Kislom Kim**

**Chapter 7**

Adv#: 2:22-01103 Free Sunshine Apparel, Inc. et al v. Kim et al

**#8.00** Hearing RE: [17] Motion to Abstain, or in the alternative, Motion to Remand

Docket 17

**Tentative Ruling:**

- NONE LISTED -

<b>Party Information</b>
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**Debtor(s):**

Kislom Kim

Represented By  
Sung Woo Choi

**Defendant(s):**

Kislom Kim

Represented By  
Sung Woo Choi

Grace Kim

Represented By  
Sung Woo Choi

Lumie Inc.

Represented By  
Sung Woo Choi

Branche Apparel Inc.

Represented By  
Sung Woo Choi

Sung Light Clothing Inc.

Represented By  
Sung Woo Choi

Olive and Leaf

Represented By  
Sung Woo Choi

BNS Inc

Represented By  
Sung Woo Choi

Ivy Lee

Represented By  
Sung Woo Choi

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**CONT... Kison Kim**

**Chapter 7**

Sang Hoon Lee

Represented By  
Sung Woo Choi

Sung C. Lee

Represented By  
Sung Woo Choi

Il Bianco

Represented By  
Sung Woo Choi

**Plaintiff(s):**

Free Sunshine Apparel, Inc.

Represented By  
Jacquelyn H Choi

Min Hee Lee

Represented By  
Jacquelyn H Choi

**Trustee(s):**

John P Pringle (TR)

Pro Se